



A spacious three bedroom apartment situated in the sought after Queensmead Estate

Sheringham, St. Johns Wood Park, London, NW8

£1,650,000 Leasehold (approximately 154 years and 2 months)



- Communal gardens • Off street parking on a first come first serve basis
- Passenger lifts
 - 24 hour porter • Lock up garage

About this property

This well-proportioned three bedroom apartment is situated on the fifth floor of a purpose built block in St. Johns Wood Park. Accommodation includes a spacious reception / dining room with two balconies, a separate kitchen, a principal bedroom with en-suite bathroom, two further bedrooms and a family bathroom. Sheringham forms part of the Queensmead Estate which is set within communal gardens and includes 24 hour porters, off street parking on a first come first serve basis and a lock up garage .

Local Information

Sheringham is located within half a mile of St. Johns Wood High Street as well as the extensive amenities of Swiss Cottage and Finchley Road. The open spaces of Primrose Hill park are approximately 0.6 miles. The closest underground stations are Swiss Cottage (Jubilee line) approx. 0.3 miles and St. John's Wood (Jubilee line) approx. 0.5 miles.

Tenure

Leasehold (approximately 154 years and 2 months)

Local Authority

Camden Council

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills St. John's Wood & Regents Park Office.

Telephone: +44 (0) 20 3043 3600.



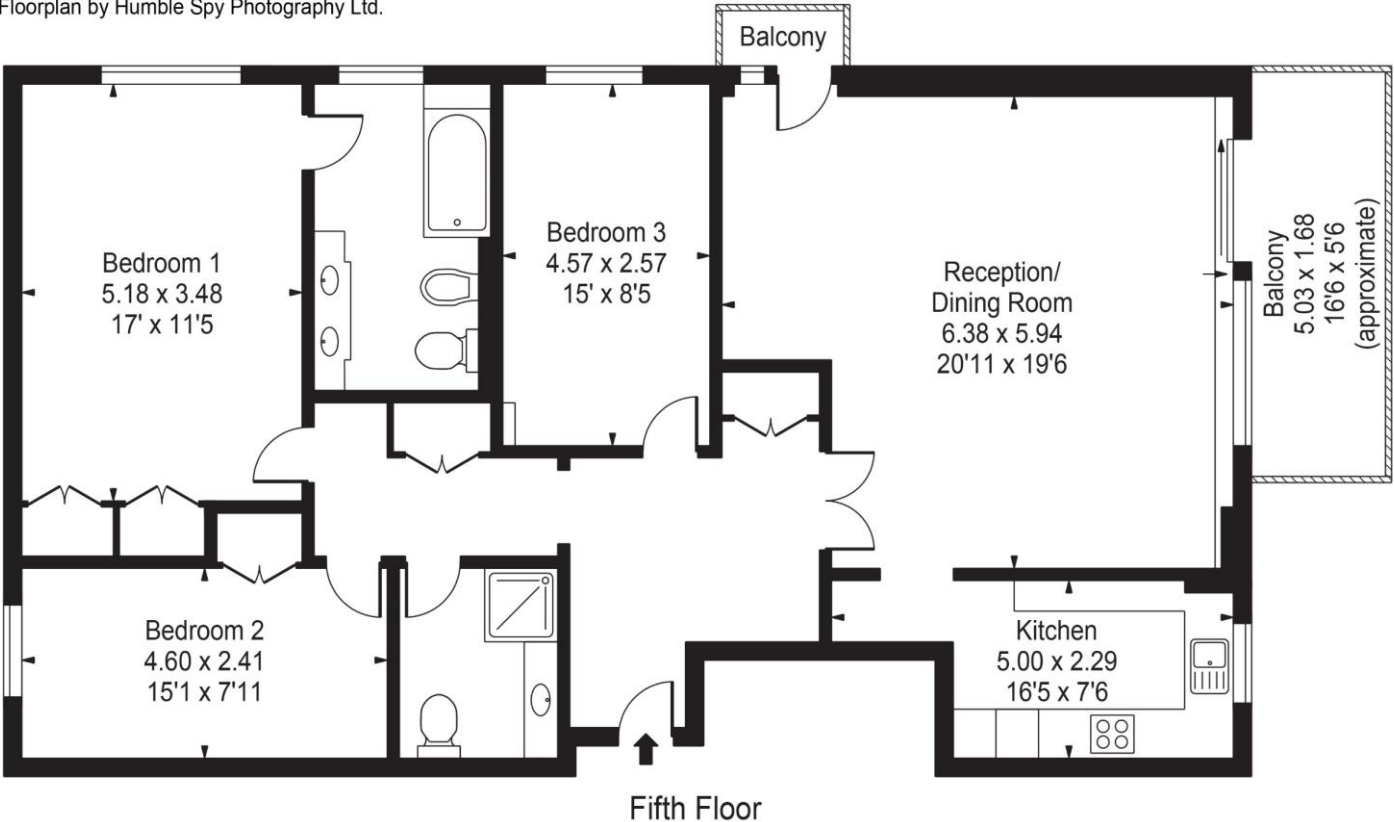



Sheringham, St. Johns Wood Park, London, NW8
Gross Internal Area 1301 sq ft, 120.9 m²

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Sheringham
Gross Internal Area(Approx)
Total = 120.87 Sq m / 1301 Sq ft
For Illustration Purposes Only - Not To Scale
Floorplan by Humble Spy Photography Ltd.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

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